

Phase 3 – Estimated Effective Date January 1, 2013 NON-RESIDENTIAL

PRIVATE NON-RESIDENTIAL			
Type of Project	Minimum Standard	Verification/ Review	Incentive
New Construction or New Large Non-residential Interiors			
500- 5,000 sq. ft.	LEED Silver “design intent”	LEED/USGBC or LEED AP	None
>5,000 – 50,000 sq. ft.	LEED Gold “design intent”	LEED/USGBC or LEED AP	LEED Platinum “design intent” 10% FAR or 10 ft. additional building height. ¹
>50,000 sq. ft.	LEED Platinum “design intent”	LEED/USGBC or LEED AP	LEED Platinum 10% FAR or 10 ft. additional building height.
Major Alterations			
10,000-50,000 sq. ft.	LEED Silver “design intent”	LEED/USGBC or LEED AP	None
>50,000 sq. ft.	LEED Gold “design intent”	LEED/USGBC or LEED AP	None

PUBLIC FACILITY			
Type of Project	Minimum Standard	Verification/ Review	Incentive
New Construction or New Large Non-residential Interiors			
500- 5,000 sq. ft.	LEED Silver “design intent”	LEED/USGBC or LEED AP	None
>5,000 – 25,000 sq. ft.	LEED Gold “design intent”	LEED/USGBC or LEED AP	None
>25,000 sq. ft.	LEED Platinum “design intent”	LEED/USGBC or LEED AP	None
Major Alterations			
5,000-25,000 sq. ft.	LEED Silver “design intent”	LEED/USGBC or LEED AP	None
>25,000 sq. ft.	LEED Gold “design intent”	LEED/USGBC or LEED AP	None

¹ Incentive is available for projects that register and certify with USGBC at the LEED Gold level

Phase 3 – Estimated Effective Date January 1, 2013 RESIDENTIAL

MULTI-FAMILY RESIDENTIAL			
Type of Project	Minimum Standard	Verification/ Review	Incentive
New Construction			
3 or more units	GreenPoint Rated 100 points	GreenPoint Rater	GreenPoint Rated 140 points with GreenPoint Rater Verification: 5 ft. height; 5% lot coverage; or, 5% density bonus.
Alterations to Existing			
Up to \$250,000 valuation ¹	GreenPoint Rated Checklist	Director of Community Development	None
> \$250,000 valuation ¹	GreenPoint Rated Checklist	Director of Community Development	None

SINGLE-FAMILY RESIDENTIAL			
Type of Project	Minimum Standard	Verification/ Review	Incentive
New Construction			
Up to 1,500 sq. ft.	GreenPoint Rated Checklist	Director of Community Development	None
> 1,500 sq. ft.	GreenPoint Rated 100 points	GreenPoint Rater	GreenPoint Rated 140 points and GreenPoint Rater Verification: additional 5% lot coverage.
Residential Alterations to Existing			
Up to \$100,000 valuation ¹	GreenPoint Rated Checklist	Director of Community Development	None
> \$100,000 valuation ¹	GreenPoint Rated Checklist	Director of Community Development	None

¹ Valuation shall be determined by the Director of Community Development based on the valuation per square foot of construction in the annually adopted fee resolution. Valuation thresholds in these tables shall be adjusted annually at the same rate as the valuation per square foot adjustment.